

HIGHLAND SURVEYING LTD.

80 Fayette St.
Nelsonville, Ohio 45764

Phone 740-753-1264
Fax 740-753-1264

Description of a 1.052 Acre Tract

Situated in the City of Athens, in Farm Lot 43, Section 10, T-9, R-14, Athens Township, County of Athens, State of Ohio and being a tract as described in Official Records Volume 509, Page 1398 and being more particularly described as follows:

BEGINNING at a point in the center of Cable Lane that bears North $8^{\circ}20'36''$ West, 488.63 feet from the Southeast corner of Inlot 2364,

THENCE along the lines of Nunemaker (510-1097) and Stroh (508-1179 OR), North $89^{\circ}30'00''$ West, 260.20 feet to an iron pin found, (passing an iron pin found at 22.50 feet),

THENCE along the lines of Wagner (534-1112 OR) the following three courses:
1) North $0^{\circ}30'00''$ East, 163.80 feet to an iron pin set,
2) South $86^{\circ}06'47''$ East, 10.02 feet to an iron pin found,
3) North $1^{\circ}03'47''$ West, 40.38 feet to an iron pin found,

THENCE along the lines of Wagner (534-1112 OR), and Lincoln (436-1498 OR), South $89^{\circ}28'05''$ East, 185.00 feet to a Railroad Spike set in the center of Cable Lane,

THENCE along the center of Cable Lane South $17^{\circ}32'49''$ East, 214.00 feet to the point of beginning and containing 1.052 Acres.

Bearings are to an assumed meridian and are for angular determination only

Subject to all Easements and Rights of Way of Record



Kenneth E. Highland S-7581

Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

OCT 13 2020

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Brent W. Williams
DATE: 10/8/20

HIGHLAND SURVEYING Ltd.
Registered Professional Land Surveyor

Lincoln
436-1498 OR

S 89°28'05"E
185.00'

N 1°03'47"W
40.38'

S 86°06'47"E
10.02'

Wagner
534-1112 OR

N 0°30'00"E
163.80'

1.052 Acres

Fox
509-1398 OR

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Kenneth E. Highland*
DATE: 10/8/20

Cable Lane
S 17°32'49"E
214.00'

N 89°30'00"W
260.20'

+22.50'

P.O.B. bears N 8°20'36"W,
488.63 feet from the S.E.
corner of Lot 2364

Stroh
508-1179 OR

Nunemaker
510-1097 OR



Scale 1"=40'



O=Iron Pin Set
5/8"x30" rebar
w/ I.D. cap

●=Iron Pin Found

⊙=Railroad Spike Set

References
Tax Plats
Surveys
Deeds

Basis of Bearing
Assumed

PLAT OF SURVEY OF A 1.052 Ac. TRACT

SURVEYED FOR Fox

SUBDIVISION FARM LOT 43

TOWNSHIP ATHENS SECTION 10 TOWN 9 RANGE 4

CORPORATION ATHENS COUNTY ATHENS STATE OHIO

SCALE 1"= 40' DATE OCT, 2020

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